Form X (ii)

Staffordshire County Council
Town and Country Planning Act, 1990
Development Management Procedure Order 2015

To: Staffordshire Moorlands, DCM
Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
Leek
ST13 6HQ

Applicant: MR JEFF BARLOW
HERMITAGE FARM
FROGHALL ROAD
IPSTONES BANK
FROGHALL

Application Type: FULL
Application No: SMD2018/0459
Date Received: 03-AUG-2018
Road No: B5053

Officer: David Plant
Date: 15-AUG-2018

Particulars of Development:
ERECTION OF NEW CATTLE SHED NORTH OF EXISTING FARM HOUSE AND FARM BUILDINGS.

Location of Development:
HERMITAGE FARM, FROGHALL ROAD, FROGHALL, ST10 2HQ.

Conditional

Recommendations: There are no objections on Highway grounds to the proposed development subject to the following conditions being included on any approval:-

1 The development hereby permitted shall not be brought into use until the access drive rear of the public highway has been surfaced and thereafter maintained in a bound material for a minimum distance of 10m back from the carriageway edge in accordance with details to be first submitted to and approved in writing by the Local Planning Authority.

2 Any gates shall be set back a minimum of 10m rear of the carriageway edge in accordance with details to be first submitted to and approved in writing by the Local planning Authority.

3 The development hereby permitted shall not be brought into use until details of the maximum achieveable visibility splays have been submitted to and approved in writing by the Local Planning Authority. The visibility splay shall thereafter be kept free of all obstructions to visibility over a height of 900 mm above the adjacent carriageway level and be provided in accordance with the approved plan prior to the development being brought into use.

REASONS

To comply with NPPF (2018) Paragraph 108; to comply with SMDC Core Strategy Policy DC1; in the interests of highway safety.

NOTES TO PLANNING OFFICER

No gates are shown on the proposed plans. The existing access is barricaded off with farm machinery. Details of proposals for this access would have been helpful. In the abscence of proposals, conditions are recommended above. The level of use of this access post development is also not clear. However, it is included within the red line.

Site visit 09/08/2018

Commissioner for the Built County
on behalf of the County Council
as Highway Authority